(c) if so, whether the L and DO have failed to come up with conversion scheme with latest revised rates;

(d) the time frame for declaration of the scheme for conversion of properties in areas falling under L and DO; and

(e) the reasons why it has not been done so far?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT AND POVERTY ALLEVIATION (SHRI P.M. RADHAKRISHNAN): (a) to (e) The scheme for conversion of [illegible] system of land tenure in respect of residential properties [illegible] freehold was introduced by the Government in the year [illegible] is modified from time to time and as per the last [illegible] on 28.6.1999, the conversion was allowed for a [illegible] 31.3.2000) on the land rates of 1987. Thereafter [illegible] allowed both by Delhi Development Authority [illegible] Development Office (L and DO) on the basis of [illegible] which are provisional subject to furnishing of an undertaking by the applicants (in addition to the normal documents) to the effect that they would pay the difference in the conversion charges, [illegible] of the finally approved land rates.

Tax on the properties on Central Government

1986. SHRI JIBON ROY:
SHRI PRASANTA CHATTERJEE:

Will the Minister of URBAN DEVELOPMENT AND POVERTY ALLEVIATION be pleased to state:

(a) whether a Committee was formed to consider the demand of levying tax on the properties of Central Government;

(b) if so, when was the Committee formed and the terms of reference and

(c) whether Government agreed in principle to [illegible] to impose property taxes on properties of Central Government?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT AND POVERTY ALLEVIATION (SHRI P.M. RADHAKRISHNAN): (a) and (b) A Working Group was constituted

this Ministry in 1994 to consider the issue of taxation of Government properties. The term of reference of the Working Group is given in the enclosed Statement (*See* below).

(c) As per Article 285(1) of the Constitution, the properties of the Union shall, save in so far as Parliament may by law otherwise provide, be exempt from all taxes imposed by a State or by any authority within a State. In view of this, there is no question of allowing the local bodies to impose property tax on the properties belonging to Government of India. However, such properties are subject to payment of service charges to Urban Local Bodies for the services rendered by the latter to former. This ranges from 33-1/3% to 75% of the tax payable in respect of private properties.

Statement

The terms of reference of the Working Group:

(i) to prepare a Status Report on Taxation of Government properties—Central, State and Local, which may aim to cover the existing legislative framework and the case law relating to the same for the taxation of the properties of the Union, its statutory bodies, public sector undertakings, financial instritutions, etc., as also properties of the various State Governments, Union Territories, local bodies and their agencies;

(ii) to prepare an estimate of the current contributions to the civic exchequers from the various sources as enumerated above;

(iii) to make an assessment of the preferential treatment being enjoyed by the long term lessees of Government/Municipal properties which are used for non-governmental functions;

(iv) based on such a review, to define the uniform principles for taxation of Government properties—Central, State and Local, having regard to the different purposes for which properties of Governments and their institutions are used, namely, government adminsitration; essential services without a commercial role (such as defence, police etc.) essential services with a commercial bias (airports, ports, railways, telecommunications, ONGC's operation, etc.); strictly commercial roles (public sector undertakings, financial institutions etc.) and other as may be identified;

(v) to propose a new legislative framework for taxation of Government properties at Central, State and Local levels as also to define the legislative domains of the various levels of Government.

Non-payment of taxes on Central Government assets

1987. SHRI TARINI KANTA ROY: Will the Minister of URBAN DEVELOPMENT AND POVERTY ALLEVIATION be pleased to state:

(a) whether Government's attention has been drawn to the problems being faced by the local bodies arising out of non-payment of taxes on Central Government assets and properties;

(b) whether Government are aware that the building plans of the Central Government establishments are not submitted to the local bodies for sanction; and

(c) if so, the steps Government propose to take in this regard?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT AND POVERTY ALLEVIATION (SHRI PON RADHAKRISHNAN): (a) As per Article 285(1) of the Constitution, the properties of the Union Shall, save in so far as Parliament may by law, otherwise provide, be exempt from all taxes imposed by a State or by any authority within a State. However, such properties are subject to payment of service charges to Urban Local Bodies for the services rendered by the latter to former. This ranges from 33-1/3% to 75% of the tax payable in respect of private properties. In view of this, Central Government properteis are paying the service charges as per the prevalent instructions.

(b) and (c) Plans of all building constructed by Central Public Works Department (CPWD) are submitted to local bodies for obtaining their approval wherever such approval is essentially required.

Pending cases of DDA in courts

†1988. SHRI RAJIV RANJAN SINGH 'LALAN':
SHRI LAJPAT RAI:

Will the Minister of URBAN DEVELOPMENT AND POVERTY ALLEVIATION be pleased to state:

†Original notice of the question was received in Hindi.